

039.0

0001

0005.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

658,100 / 658,100

USE VALUE:

658,100 / 658,100

ASSESSED:

658,100 / 658,100


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
6		WELLESLEY RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: TINGLE ROBERT/MARGARET	
Owner 2:	
Owner 3:	

Street 1: 6 WELLESLEY RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: ARSENAULT ETHEL E -

Owner 2: HALE MILDRED A -

Street 1: 6 WELLESLEY RD

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains 6,300 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1957, having primarily Vinyl Exterior and 2050 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 1 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6300		Sq. Ft.	Site		0	64.	0.97	3									389,761						389,800	

IN PROCESS APPRAISAL SUMMARY

Legal Description									User Acct
									25546
									GIS Ref
									GIS Ref
									Insp Date
									10/31/18

!3175!

USER DEFINED

Prior Id # 1:	25546
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
PRINT	Date Time
	12/10/20 18:29:15
LAST REV	Date Time
	10/11/19 08:45:14
	danam
	3175
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Parcel ID 039.0-0001-0005.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	268,300	0	6,300.	389,800	658,100	658,100	Year End Roll	12/18/2019
2019	101	FV	227,200	0	6,300.	353,200	580,400	580,400	Year End Roll	1/3/2019
2018	101	FV	227,200	0	6,300.	335,000	562,200	562,200	Year End Roll	12/20/2017
2017	101	FV	227,200	0	6,300.	292,300	519,500	519,500	Year End Roll	1/3/2017
2016	101	FV	227,200	0	6,300.	249,700	476,900	476,900	Year End	1/4/2016
2015	101	FV	226,100	0	6,300.	231,400	457,500	457,500	Year End Roll	12/11/2014
2014	101	FV	226,100	0	6,300.	191,800	417,900	417,900	Year End Roll	12/16/2013
2013	101	FV	226,100	0	6,300.	182,700	408,800	408,800		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
ARSENAULT ETHEL	48581-115		11/30/2006	Change>Sale	380,000	No	No		
ARSENAULT ETHEL	48581-113		11/30/2006	Family		1	No	No	
ARSENAULT ETHEL	43014-468		6/9/2004	Family		1	No	No	
	12845-55		1/1/1901	Family		No	No	N	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
5/30/2019	785	Det. Gar	8,000	C				
5/14/2018	612	Siding	10,000					
6/14/2007	444	Manual	2,500		G8	GR FY08	replace decking	
12/13/2006	1082	Redo Kit	28,000		G8	GR FY08	remodel kit/2baths	
3/5/1992	63	Manual	5,400				SIDING	

ACTIVITY INFORMATION

Date	Result	By	Name
10/31/2018	MEAS&NOTICE	HS	Hanne S
1/18/2009	Meas/Inspect	189	PATRIOT
3/27/2007	Permit Visit	BR	B Rossignol
2/25/2007	MLS	MM	Mary M
11/9/2000	Hearing N/C		
2/17/2000	Mailer Sent		
2/17/2000	Meas/Inspect	197	PATRIOT
8/16/1993		AJS	

Sign: VERIFICATION OF VISIT NOT DATA

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH						
Type:	19 - Ranch	2	Rating: Very Good	A Bath:	Rating:	SHOWER BMT.								17				
Sty Ht:	1 - 1 Story			3/4 Bath:	Rating:									6				
(Liv) Units:	1	Total: 1		A 3QBth:	Rating:									WDK (144)				
Foundation:	1 - Concrete			1/2 Bath:	Rating:									10				
Frame:	1 - Wood			A HBth:	Rating:									12				
Prime Wall:	4 - Vinyl			OthrFix:	Rating:									6				
Sec Wall:		%												7				
Roof Struct:	1 - Gable																	
Roof Cover:	1 - Asphalt Shgl																	
Color:	BROWN																	
View / Desir:																		
GENERAL INFORMATION				OTHER FEATURES				RESIDENTIAL GRID										
Grade:	C - Average			Kits:	1	Rating: Very Good		1st Res Grid Desc: Line 1 # Units: 1										
Year Blt:	1957	Eff Yr Blt:		A Kits:	Rating:			Level	FY	LR	DR	D	K	FR	RR			
Alt LUC:		Alt %:		Frpl:	Rating:			Other										
Jurisdct:		Fact:	.	WSFlue:	Rating:			Upper										
Const Mod:								Lvl 2										
Lump Sum Adj:								Lvl 1										
INTERIOR INFORMATION				CONDOS INFORMATION				Lower										
Avg Ht/FL:	STD			Location:				Totals	RMs: 5	BRs: 1	Baths: 2	HB						
Prim Int Wall:	2 - Plaster			Total Units:														
Sec Int Wall:		%		Floor:														
Partition:	T - Typical			% Own:														
Prim Floors:	4 - Carpet			Name:														
Sec Floors:		%																
Bsmnt Flr:	12 - Concrete																	
Subfloor:																		
Bsmnt Gar:																		
Electric:	3 - Typical																	
Insulation:	2 - Typical																	
Int vs Ext:	S																	
Heat Fuel:	2 - Gas																	
Heat Type:	3 - Forced H/W																	
# Heat Sys:	1																	
% Heated:	100	% AC:	100															
Solar HW:	NO	Central Vac:	NO															
% Com Wall:		% Sprinkled:																
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:						
SPEC FEATURES/YARD ITEMS																		
PARCEL ID 039-0-0001-0005.0																IMAGE	AssessPro Patriot Properties, Inc	
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	
2	Frame Shed	D	Y	18X8		A	AV	2018		0.00	T	1	101					
More: N	Total Yard Items:					Total Special Features:								Total:				